



## 103RD GENERAL ASSEMBLY

### State of Illinois

### 2023 and 2024

#### HB4467

Introduced 1/17/2024, by Rep. Anna Moeller

#### SYNOPSIS AS INTRODUCED:

210 ILCS 115/3	from Ch. 111 1/2, par. 713
210 ILCS 115/4.4	from Ch. 111 1/2, par. 714.4
210 ILCS 115/5.5 new	
210 ILCS 115/6	from Ch. 111 1/2, par. 716

Amends the Mobile Home Park Act. Provides that operating a mobile home park without a current license shall result in a fine of \$10 per day per site. Provides that licenses issued under the Act are nontransferable. Provides that if a mobile home park is sold, the application for a new license shall be mailed to the Department of Public Health and postmarked no later than 10 days after the date of sale. Provides that delinquent licensing fees and reinspection fees of the prior owner or owners are to be paid by the new owner before a license is issued. Requires the current name, address, email address, and telephone number of the licensee and mobile home park manager to be displayed at all times on the mobile home park property in a location visible to the public and protected from weather. Requires the Department to conduct an annual inspection of each mobile home park. Provides that if violations are documented during the annual inspection and the Department is required to reinspect the mobile home park to ensure the violations have been corrected, the Department, at its discretion, may charge a reinspection fee of \$300 per site visit due at the time of license renewal. Provides that licensing fees and reinspection fees are nonrefundable. Provides that a mobile home park whose license has been voided, suspended, denied or revoked may be relicensed once the park is in substantial compliance, all delinquent licensing fees are paid, all reinspection fees are paid, and the mobile home park submits an application and application fee. Increases fees to be paid for the annual mobile home park license, individual mobile home spaces, and late charges.

LRB103 35652 JAG 65727 b

1 AN ACT concerning regulation.

2 **Be it enacted by the People of the State of Illinois,**  
3 **represented in the General Assembly:**

4 Section 5. The Mobile Home Park Act is amended by changing  
5 Sections 3, 4.4, and 6 and by adding Section 5.5 as follows:

6 (210 ILCS 115/3) (from Ch. 111 1/2, par. 713)

7 Sec. 3. No person, firm or corporation shall establish,  
8 maintain, conduct, or operate a mobile home park after April  
9 30, 1972, without a license therefor from the Department.  
10 Operating a mobile home park without a current license shall  
11 result in a fine of \$10 per day per site. Licenses issued under  
12 this Act are nontransferable. If the mobile home park is sold,  
13 the application for a new license shall be mailed to the  
14 Department and postmarked no later than 10 days after the date  
15 of sale. All delinquent licensing fees and reinspection fees  
16 of the prior owner or owners must be paid by the new owner  
17 before a license is issued. The current name, address, email  
18 address, and telephone number of the licensee and mobile home  
19 park manager shall be displayed at all times on the mobile home  
20 park property in a location visible to the public and  
21 protected from weather. "Conduct or operate a mobile home  
22 park" as used in this Act shall include, but not necessarily be  
23 limited to supplying or maintaining common water, sewer or

1 other utility supply or service, or the collection of rents  
2 directly or indirectly from 5 ~~five~~ or more independent mobile  
3 homes. Such license shall expire April 30 of each year and a  
4 new license shall be issued upon proper application and  
5 payment of reinspection fees and the annual license fee  
6 provided the applicant is in substantial compliance with the  
7 Rules and Regulations of the Department.

8 (Source: P.A. 101-454, eff. 8-23-19.)

9 (210 ILCS 115/4.4) (from Ch. 111 1/2, par. 714.4)

10 Sec. 4.4. A mobile home park whose license has been  
11 voided, suspended, denied or revoked may be relicensed after  
12 the mobile home park is in substantial compliance, all  
13 delinquent licensing fees are paid, all reinspection fees are  
14 paid, and the mobile home park submits an application and  
15 application fee by submission of the application items  
16 required in paragraphs (a), (b), (c) and (e) of Section 4 and  
17 an application fee which is nonrefundable. The application fee  
18 ~~For applications submitted prior to the effective date of this~~  
19 ~~amendatory Act of the 101st General Assembly, the fee shall be~~  
20 ~~\$50. For applications submitted on or after the effective date~~  
21 ~~of this amendatory Act of the 101st General Assembly, the fee~~  
22 shall be \$250. Approval shall be issued if an inspection of the  
23 park by the Department indicates compliance with this Act and  
24 the rules promulgated pursuant to this Act.

25 (Source: P.A. 101-454, eff. 8-23-19.)

1 (210 ILCS 115/5.5 new)

2 Sec. 5.5. The Department shall conduct an annual  
3 inspection of each mobile home park. If violations are  
4 documented during the annual inspection and the Department is  
5 required to reinspect the mobile home park to ensure the  
6 violations have been corrected, the Department at its  
7 discretion, may charge a reinspection fee of \$300 per site  
8 visit due at the time of license renewal. All licensing fees  
9 and reinspection fees are nonrefundable.

10 (210 ILCS 115/6) (from Ch. 111 1/2, par. 716)

11 Sec. 6. In addition to the application fees provided for  
12 herein, the licensee shall pay to the Department on or before  
13 March 31 of each year, an annual license fee. ~~The For calendar~~  
14 ~~years prior to 2020, the annual license fee shall be \$100 plus~~  
15 ~~\$4 for each mobile home space in the park. Beginning in~~  
16 ~~calendar year 2020, the annual license fee shall be \$300 \$250~~  
17 ~~plus \$25 \$7 for each mobile home space in the park. Annual~~  
18 ~~license fees submitted after April 30 shall be subject to a \$50~~  
19 ~~per month late fee. The licensee shall also complete and~~  
20 ~~return a license renewal application by March 31 of each year.~~

21 ~~For notifications sent prior to the effective date of this~~  
22 ~~amendatory Act of the 101st General Assembly, the licensee~~  
23 ~~shall pay to the Department within 30 days of receipt of~~  
24 ~~notification from the Department \$6 for each additional mobile~~

1 ~~home site added to his park under authority of a written permit~~  
2 ~~to alter the park as provided in Section 4.2 of this Act,~~  
3 ~~payment for the additional mobile home sites to be made and an~~  
4 ~~amended license therefor obtained before any mobile homes are~~  
5 ~~accommodated on the additional mobile home spaces. The~~  
6 ~~Department shall issue an amended license to cover such~~  
7 ~~additional mobile home sites, when they are to be occupied~~  
8 ~~before the end of the license year, for which an annual license~~  
9 ~~has been previously issued.~~ For notifications sent on or after  
10 the effective date of this amendatory Act of the 103rd General  
11 Assembly ~~this amendatory Act of the 101st General Assembly,~~  
12 the licensee shall pay to the Department within 30 days of  
13 receipt of notification from the Department \$25 ~~\$11~~ for each  
14 additional mobile home site added to his park under authority  
15 of a written permit to alter the park as provided in Section  
16 4.2 of this Act, payment for the additional mobile home sites  
17 to be made and an amended license therefor obtained before any  
18 mobile homes are accommodated on the additional mobile home  
19 spaces. The Department shall issue an amended license to cover  
20 such additional mobile home sites, when they are to be  
21 occupied before the end of the license year, for which an  
22 annual license has been previously issued.

23 Subsequent to the effective date of this Act, an applicant  
24 for an original license to operate a new park constructed  
25 under a permit issued by the Department shall only be required  
26 to pay 1/4 of the annual fee if such park begins operation

1 after the 31st day of January and before the 1st day of May of  
2 such licensing year; or 1/2 of the annual fee if such park  
3 begins operation after the 31st day of October and before the  
4 1st day of February of such licensing year or 3/4 of the annual  
5 fee if such park begins operation after the 31st day of July  
6 and before the 1st day of November of such licensing year; but  
7 shall be required to pay the entire annual fee if such park  
8 begins operation after the 30th day of April and before the 1st  
9 day of August of such licensing year.

10 Each license fee shall be paid to the Department and any  
11 license fee or any part thereof, once paid to and accepted by  
12 the Department shall not be refunded.

13 The Department shall deposit all funds received under this  
14 Act into the Facility Licensing Fund. Subject to  
15 appropriation, moneys in the Fund shall be used for the  
16 enforcement of this Act.

17 (Source: P.A. 101-454, eff. 8-23-19.)